



Mr Ron Moore
General Manager
Camden Council
PO BOX 183
CAMDEN NSW 2570

IRF17/126

Attention: Mr Ilyas Karaman

Dear Mr Moore

**Determination of application for a site compatibility certificate for land at
347 Narellan Road, Currans Hill – State Environmental Planning Policy
(Housing for Seniors or People with a Disability) 2004**

I refer to the application for a site compatibility certificate under clause 25(1) of State Environmental Planning Policy (Housing for Seniors or People with a Disability) 2004 (Seniors Housing SEPP) for the above site and Council's comments.

I, the Executive Director, Regions, as delegate of the Secretary of the Department of Planning and Environment, have determined the application under clause 25(4)(a) of the Seniors Housing SEPP by issuing a site compatibility certificate. I have attached the certificate for your information.

The decision to issue the certificate was primarily made on the following basis:

- the site described in Schedule 1 of the Seniors Housing SEPP is suitable for more intensive development; and
- the use of the site for a residential care facility and self-care dwellings is unlikely to have any significant adverse impact on the surrounding environment or land uses having regard to the criteria set out in the SEPP.

The certificate has been issued on the basis that matters such as traffic, bulk and scale, visual impacts, drainage and flooding, and works within the transmission easement will be resolved at the development application stage to determine whether it is appropriate for the proposal to proceed. I note the certificate replaces a previous certificate for the same proposal, which expired in September 2017.

If you have any questions in relation to this matter, please contact Mr Ryan Klingberg, Senior Planner in the Department's Sydney Region West office, on 9860 1561.

Yours sincerely



Stephen Murray

**Executive Director, Regions
Planning Services**

29 November 2017

Encl: SCC certificate